



Lothlorien Close
Littleover

Asking Price Of £350,000



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Littleover

With 4 bedrooms and 3 reception rooms as well as a study & conservatory this is a very spacious detached family home situated in a cup-de-sac location within the ever popular Littleover. Further benefits include a large private garden, a single garage and driveway parking for a couple of cars. Being well maintained throughout we'd highly recommend a viewing to appreciate the space and location that this fabulous family home has to offer.

Hallway

A bright entrance hall with laminate flooring, a radiator and an under-stairs storage cupboard.

Lounge

18' 10" x 11' 06" (5.74m x 3.51m)
A bright & spacious living area with a double glazed bay window to the front, glass panelled double doors to the dining room, carpeted floor, a gas fire and two radiators.

Dining Room

10' 10" x 11' 06" (3.3m x 3.51m)
Carpeted floor, a radiator and double glazed UPVC doors to the conservatory.

Conservatory

10' 04" x 12' 09" (3.15m x 3.89m)
A great space to sit and enjoy the view to the large garden. With a tiled floor, fitted blinds and a wall mounted electric heater

Kitchen

10' 10" x 14' 02" (3.3m x 4.32m)
Pine finish base & wall units with wooden worktops. A free-standing island and a range cooker with extractor fan. Integrated fridge/freezer and dishwasher. Tiled floor and two double glazed windows looking out to the garden.

Utility Room

Tiled floor, double glazed window to side and back door to garden. Cupboards & worktops to match the kitchen and space and plumbing for a washing machine & tumble dryer.

Family Room

16' 05" x 8' 01" (5m x 2.46m)
Carpeted floor, double glazed window to front, radiator.

Study

7' 08" x 8' 05" (2.34m x 2.57m)
Laminate floor, double glazed window looking to garden, radiator.



Cloakroom

Tiled floor, WC, basin and radiator.

Bedroom One 15' 07" x 11' 05" (4.75m x 3.48m)

Carpeted floor, double glazed window to front, radiator, fitted wardrobe with mirrored sliding doors.

En-suite 6' 05" x 6' 02" (1.96m x 1.88m)

Tiled floor, double glazed window to front, radiator, WC with chrome flush button, pedestal basin with chrome mixer tap, shower above bath with chrome shower head and glass shower screen.

Bedroom Two 14' 06" x 10' 11" (4.42m x 3.33m)

Carpeted floor, double glazed window to front, radiator, storage cupboard.

Bedroom Three 9' 10" x 8' 04" (3m x 2.54m)

Carpeted floor, double glazed window to rear, radiator, fitted wardrobe.

Bedroom Four 9' 10" x 8' 02" (3m x 2.49m)

Carpeted floor, double glazed window to rear, radiator, fitted wardrobes & drawers.

Bedroom Four 6' 05" x 7' 01" (1.96m x 2.16m)

Tiled floor, double glazed window to rear, radiator, WC with chrome flush button, pedestal sink with chrome mixer tap, shower fitted over panelled bath, tiled walls.

Garden

A large family garden with patio, lawn and well stocked borders with shrubs & flowers. Space to the side leading to side door to garage and gate to front.

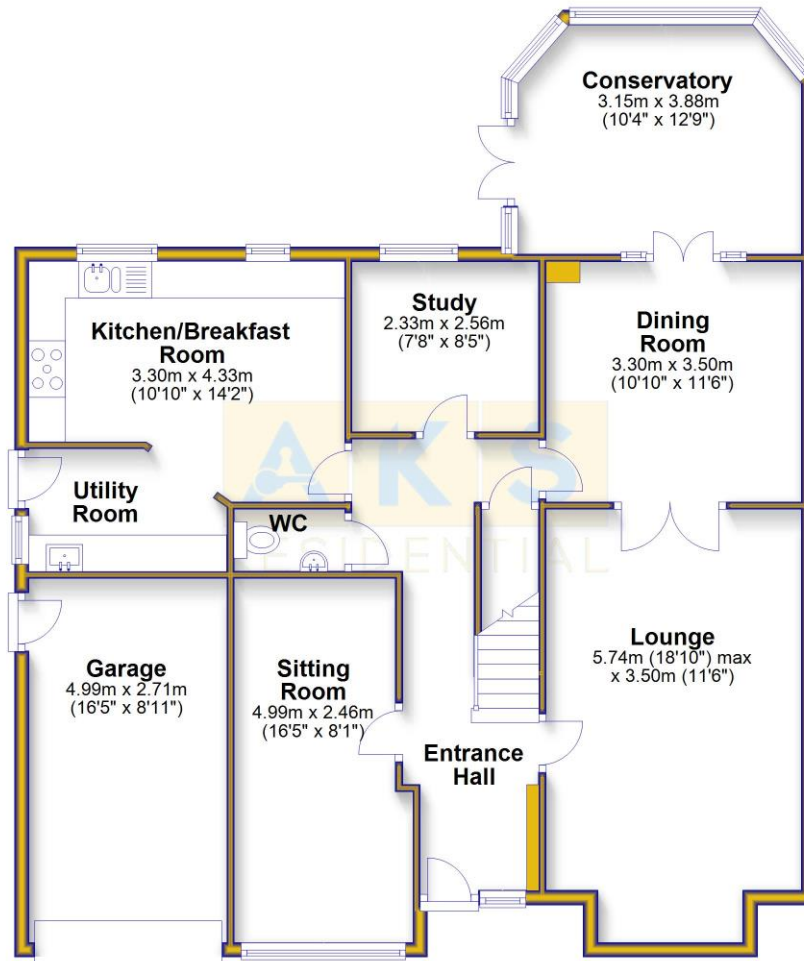
Exterior

Driveway parking for 2 cars, single garage with up and over door, front garden.



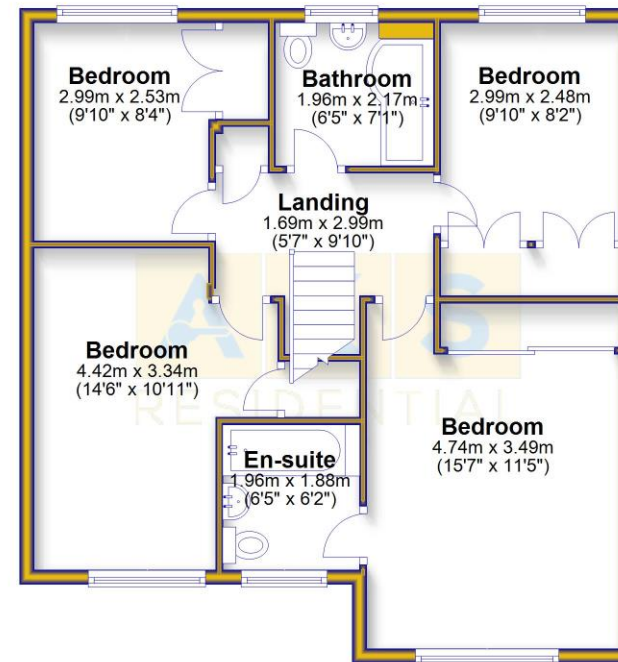
Ground Floor

Approx. 108.6 sq. metres (1168.9 sq. feet)



First Floor

Approx. 64.2 sq. metres (691.5 sq. feet)



Total area: approx. 172.8 sq. metres (1860.4 sq. feet)

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 The Property Ombudsman

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